

not just your local run-of-the-mill kind of farm but a huge operation, the kind of corporate farm that Nebraska farmers have, in the past, said they prefer not to locate in Nebraska. This farm is attempting to locate in a small community where it's assumed that the local people don't have the resources to deal with the kinds of monies that they can bring to bear to locate this hog operation. Therefore, this corporation, assuming that a community of 146 people could not bear the brunt of their litigation, has filed suit for \$7.9 million against this small farming community of 146 people. Talk about takings, what's that going to take from this community? We're talking a rural community in northern Missouri, not all that far away from us, folks. That community is having their rights to what they want in zoning ordinances in their community taken away from them. This is the very same kind of rights that Senator Jones is seeking to protect with his legislation. However, that legislation is cutting both ways. It may help some of those small rural folks but it's going to cut just as deeply to hurt them and probably more deeply than it will ever help them. This is one example. We are talking about a bureaucracy of paper work that is going to befall the state, that's going to cost all of the citizens of this state and other states where such legislation is going to be passed. In Wisconsin, the state estimated that under a proposed takings bill there the cost of reviewing state and local agency actions would total over \$10 million a year, \$10 million a year. For those of us that are concerned about state spending, for those of us that are concerned about streamlining government, do we really want to add that to our budget? Do we really want to add the paper work and the bureaucracy to our agencies? That's a question that each of us has to ask and then reflect, I believe, in our vote on this bill. An article appeared in the Denver Post, and I will just paraphrase or read a short segment of it to you. It says the takings measure that was proposed in Colorado may appear innocuous but it's actually an attempt to negate the whole concept of health, safety and environmental regulation by saddling the enforcement agencies with untenable costs. In addition, the proposal could undermine a host of county and local laws covering everything from building heights to occupancy limits in restaurants. The so-called...

SPEAKER WITHEM: One minute.

SENATOR PREISTER: ...takings legislation should be rejected. It would force the taxpayers to pay despoilers of the